

Delaware County Planning Commission Meeting Agenda

Thursday, July 21, 2022

Below is the agenda of Act 247 Review applications considered by the Delaware County Planning Commission at its public meeting held in the Government Center Building, Court House Complex, Media, PA.

ZONING MATTERS

Zoning Ordinance Updates

ZA-17-7773-22

Edgmont Township

Various amendments to the text of the Township zoning ordinance

Fees

ZA-18-7774-22

Folcroft Borough

Amend the text of the Borough zoning ordinance to address fees

Art Studio

ZA-02-7693-21-22

Aston Township

Amend the text of the Township zoning ordinance adding the Art Studio use

She Sheds

ZA-48-7775-22

Upper Providence Township

Amend the text of the Township zoning ordinance to address She Shed accessory structures

School Maintenance Building Use

ZA-42-7776-22

Springfield Township

Amend the text of the Township zoning ordinance to address the School Maintenance Building Use

FINAL LAND DEVELOPMENTS

Proposed McDonalds Restaurant

46-1439-64-88-90-92-93-00-22

Upper Chichester Township

Northeast corner of Chichester Avenue and Conchester Road

Redevelop portion of 47.405 acres with a fast food restaurant

Bond Shopping Center

47-6315-06-22

Upper Darby Township

Southeast corner of State Road and Lansdowne Avenue

Further develop 1.842 acres with a coffee shop

Proposed Restaurant

47-7770-22

Upper Darby Township

Northwest corner of Patterson Avenue and 69th Street

Redevelop 0.967 acre with a 3,484 sq. ft. restaurant

FINAL LAND DEVELOPMENTS (continued)

Perfect Self Storage - 3471 Concord

02-7772-22

Aston Township

South side of Concord Road, approximately 300' west of Village Drive

Redevelop 3.22 acres with a self-storage facility

Williamson College - Dormitory

26-3952-96-97-01-05-15-16-20-21-22

Middletown Township

West side of Route 352, approximately 2,500' south of Baltimore Pike

Further develop a 220.754 acre campus with a 72 bed dormitory

Swarthmore College Martin Hall Renovation

41-5324-02-03-12-15-16-17-20-22

Swarthmore Borough

West side of Route 320 and north of the Amtrak rail ROW

Further develop 1.44 acres with a 47,612 sq. ft. classroom building

1100 Chester Avenue

49-7555-20-22

Yeadon Borough

Southwest corner of the intersection of Chester Avenue and Church Lane

Further develop 0.845 acre with a 16,449 sq. ft. mixed use building (See FINAL SUBDIVISIONS)

RCI Development - 32 Atwater Road

04-7780-22

Chadds Ford Township

North side of Atwater Road, approximately 2,000' east of Webb Road

Develop three single-family detached dwellings (See FINAL SUBDIVISIONS)

FINAL SUBDIVISIONS

First Presbyterian Church of Lansdowne

29-7767-22

Lansdowne Borough

Southwest corner of Greenwood and Lansdowne Avenues

Resubdivide 2.4393 acres from three lots into two lots

Glendale Heights HOA

19-7768-22

Glenolden Borough

Northwest corner of MacDade Boulevard and South Avenue

Subdivide 41.411 acres into two lots

185-189 Fairview Road

36-7766-22

Ridley Township

West side of Fairview Road, approximately 350' south of Jefferson Avenue

Incorporate four lots totaling 0.413 acre into one lot

FINAL SUBDIVISIONS (continued)

Myra Strickland - 9 W DuPont Street

35-7769-22

Ridley Park Borough

Northeast corner of Harrison and DuPont Streets

Subdivide 0.3249 acre into two lots

Folcroft Swim

18-7777-22

Folcroft Borough

West of the terminus of Cricket Lane

Resubdivide 7.5 acres into two lots

1100 Chester Avenue

49-7555-20-22

Yeadon Borough

Southwest corner of the intersection of Chester Avenue and Church Lane

Incorporate two lots totaling 0.845 acre into one lot (See FINAL LAND DEVELOPMENTS)

209 Hastings Avenue

29-7779-22

Nether Providence Township

Southeast corner of Hastings Avenue and Beech Road

Subdivide 0.305 acre into two lots

RCI Development - 32 Atwater Road

04-7780-22

Chadds Ford Township

North side of Atwater Road, approximately 2,000' east of Webb Road

Subdivide 6.36 acres into three lots (See FINAL LAND DEVELOPMENTS)

American Legion Post 668

34-7782-22

Radnor

North of the intersection between Lancaster and Pembroke Avenues

Incorporate two lots totaling 0.86 acre into 1 lot

PRELIMINARY LAND DEVELOPMENTS

White Horse Village

17-3834-95-96-97-99-06-07-22

Edgmont Township

North side of Gradyville Road, at the terminus of Cedar Knoll Road

Further develop 104.6 acres with 50 additional beds for a continuing care retirement community

St Honore

34-5152-01-20-22

Radnor Township

North side of Eagle Road, approximately 300' east of Stafford Avenue

Develop nine single-family detached dwellings and a cul-de-sac street (See PRELIMINARY SUBDIVISIONS)

PRELIMINARY LAND DEVELOPMENTS (continued)

Estates at Coventry Woods, LP - Phase 2A.1

40-4760-99-00-04-07-10-12-18-22

Springfield Township

Southwest corner of State and Weymouth Roads

Develop 28 townhomes (See PRELIMINARY SUBDIVISIONS)

PRELIMINARY SUBDIVISIONS

The Estate of Mary E Waltz

40-7771-22

Springfield Township

Northeast corner of Swarthmore and University Avenues

Subdivide 1 acre into three lots

St Honore

34-5152-01-20-22

Radnor Township

North side of Eagle Road, approximately 300' east of Stafford Avenue

Subdivide 3.750 acres into nine lots (See PRELIMINARY LAND DEVELOPMENTS)

251 Glen Mills Road

42-7778-22

Thornbury Township

Northeast corner of Long Lane and Glen Mills Road

Subdivide 7.096 acres into three lots

Estates at Coventry Woods, LP - Phase 2A.1

40-4760-99-00-04-07-10-12-18-22

Springfield Township

Southwest corner of State and Weymouth Roads

Subdivide 8.78 acres into 28 lots (See PRELIMINARY LAND DEVELOPMENTS)

NEXT PUBLIC MEETING

Thursday, August 18, 2022 beginning **4:00 p.m.** in the Government Center Building, (Room 100), Court House Complex, Media, PA. A tentative agenda will be available prior to the meeting.